

EXHIBIT A

GVD

05-20-2025 Page 1
 System Date: 05-20-2025
 System Time: 11:43 am

Detailed Aged Receivable**Cut-off Date: 05-20-2025****Based Upon: Accounting Date****Property: 104 Orange Park Plaza**

<u>Unit</u>	<u>Charge Date</u>	<u>Charge Type</u>	<u>Description</u>	<u>Current Balance</u>	<u>Future Activity</u>	<u>Current 0-30 Days</u>	<u>Over 30 Days</u>	<u>Over 60 Days</u>	<u>Over 90 Days</u>	<u>Over 120 Days</u>
Tenant: JoAnn-104 JoAnn Fabrics										
Lease: 104-JoAnn(0)										
1411-B	01-01-2024	BUILD INS	Building Insurance Charge	18.00						18.00
	01-01-2024	CAM	Estimated CAM Charge	1,110.70						1,110.70
	01-01-2024	MGMT FEE	Est Management Fee	13.04-						13.04-
	02-01-2024	BUILD INS	Building Insurance Charge	134.67						134.67
	02-01-2024	CAM	Estimated CAM Charge	1,110.70						1,110.70
	02-01-2024	LIAB INS	Liability Insurance Charge	186.53						186.53
	02-01-2024	MGMT FEE	Est Management Fee	644.62						644.62
	02-27-2024	REIMB	repair JoAnn signs	3,574.83						3,574.83
	03-01-2024	BUILD INS	Building Insurance Charge	134.67						134.67
	03-01-2024	CAM	Estimated CAM Charge	1,110.70						1,110.70
	03-01-2024	LIAB INS	Liability Insurance Charge	186.53						186.53
	03-01-2024	MGMT FEE	Est Management Fee	644.62						644.62
	04-01-2024	BUILD INS	Building Insurance Charge	134.67						134.67
	04-01-2024	CAM	Estimated CAM Charge	1,110.70						1,110.70
	04-01-2024	LIAB INS	Liability Insurance Charge	186.53						186.53
	04-01-2024	MGMT FEE	Est Management Fee	644.62						644.62
	04-03-2024	CAM REC	CAM Rec 2023	362.16						362.16
	05-01-2024	BUILD INS	Building Insurance Charge	134.67						134.67
	05-01-2024	CAM	Estimated CAM Charge	1,110.70						1,110.70
	05-01-2024	LIAB INS	Liability Insurance Charge	186.53						186.53
	05-01-2024	MGMT FEE	Est Management Fee	644.62						644.62
	06-01-2024	BUILD INS	Building Insurance Charge	134.67						134.67
	06-01-2024	CAM	Estimated CAM Charge	1,110.70						1,110.70
	06-01-2024	LIAB INS	Liability Insurance Charge	186.53						186.53
	06-01-2024	MGMT FEE	Est Management Fee	644.62						644.62
	07-01-2024	BUILD INS	Building Insurance Charge	134.67						134.67
	07-01-2024	CAM	Estimated CAM Charge	1,110.70						1,110.70
	07-01-2024	LIAB INS	Liability Insurance Charge	186.53						186.53
	07-01-2024	MGMT FEE	Est Management Fee	644.62						644.62
	08-01-2024	BUILD INS	Building Insurance Charge	134.67						134.67
	08-01-2024	CAM	Estimated CAM Charge	1,110.70						1,110.70
	08-01-2024	LIAB INS	Liability Insurance Charge	186.53						186.53
	08-01-2024	MGMT FEE	Est Management Fee	644.62						644.62
	09-01-2024	BUILD INS	Building Insurance Charge	134.67						134.67
	09-01-2024	CAM	Estimated CAM Charge	1,110.70						1,110.70
	09-01-2024	LIAB INS	Liability Insurance Charge	186.53						186.53
	09-01-2024	MGMT FEE	Est Management Fee	644.62						644.62
	10-01-2024	BUILD INS	Building Insurance Charge	134.67						134.67
	10-01-2024	CAM	Estimated CAM Charge	197.76						197.76
	10-01-2024	LIAB INS	Liability Insurance Charge	186.53						186.53
	10-01-2024	MGMT FEE	Est Management Fee	644.62						644.62
	10-01-2024	RENT	Base Rent	18,701.56						18,701.56
	11-01-2024	BUILD INS	Building Insurance Charge	381.25						381.25
	11-01-2024	CAM	Estimated CAM Charge	1,110.70						1,110.70
	11-01-2024	LIAB INS	Liability Insurance Charge	186.53						186.53
	11-01-2024	MGMT FEE	Est Management Fee	644.62						644.62
	12-01-2024	BUILD INS	Building Insurance Charge	134.67						134.67
	12-01-2024	CAM	Estimated CAM Charge	1,110.70						1,110.70
	12-01-2024	LIAB INS	Liability Insurance Charge	186.53						186.53

Last Payment Date:

05-06-2025

Check No.:

400566194

Amount:

24,283.60

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05-20-2025 Page 2
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<u>Unit</u>	<u>Charge Date</u>	<u>Charge Type</u>	<u>Description</u>	<u>Current Balance</u>	<u>Future Activity</u>	<u>Current 0-30 Days</u>	<u>Over 30 Days</u>	<u>Over 60 Days</u>	<u>Over 90 Days</u>	<u>Over 120 Days</u>
Tenant: JoAnn-104 JoAnn Fabrics										
Lease: 104-JoAnn(0)										
	12-01-2024	MGMT FEE	Est Management Fee	644.62						644.62
	01-01-2025	BUILD INS	Building Insurance Charge	465.92						465.92
	01-01-2025	CAM	Estimated CAM Charge	4,397.73						4,397.73
	01-01-2025	LIAB INS	Liability Insurance Charge	215.95						215.95
	01-01-2025	MGMT FEE	Est Management Fee	732.36						732.36
	01-01-2025	RENT	Base Rent	8,445.87						8,445.87
	02-01-2025	BUILD INS	Building Insurance Charge	354.56					354.56	
	02-01-2025	CAM	Estimated CAM Charge	1,988.17					1,988.17	
	02-01-2025	LIAB INS	Liability Insurance Charge	215.95					215.95	
	02-01-2025	MGMT FEE	Est Management Fee	732.36					732.36	
	03-01-2025	BUILD INS	Building Insurance Charge	354.56				354.56		
	03-01-2025	CAM	Estimated CAM Charge	1,988.17				1,988.17		
	03-01-2025	LIAB INS	Liability Insurance Charge	215.95				215.95		
	03-01-2025	MGMT FEE	Est Management Fee	732.36				732.36		
	04-01-2025	BUILD INS	Building Insurance Charge	354.56			354.56			
	04-01-2025	CAM	Estimated CAM Charge	1,988.17			1,988.17			
	04-01-2025	LIAB INS	Liability Insurance Charge	215.95			215.95			
	04-01-2025	MGMT FEE	Est Management Fee	732.36			732.36			
	05-01-2025	BUILD INS	Building Insurance Charge	354.56		354.56				
	05-01-2025	CAM	Estimated CAM Charge	1,988.17		1,988.17				
	05-01-2025	LIAB INS	Liability Insurance Charge	215.95		215.95				
	05-01-2025	MGMT FEE	Est Management Fee	732.36		732.36				
	05-02-2025	CAM REC	CAM Rec 2024	7,409.57		7,409.57				
Unit 1411-B Totals:				80,761.13	.00	10,700.61	3,291.04	3,291.04	3,291.04	60,187.40
Lease 104-JoAnn(0) Totals:				80,761.13	.00	10,700.61	3,291.04	3,291.04	3,291.04	60,187.40
Tenant JoAnn-104 Totals:				80,761.13	.00	10,700.61	3,291.04	3,291.04	3,291.04	60,187.40